



**Charline Van der Walt**  
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Vision 21, Industrial Park,  
Shop 26,  
Steel Road,  
Duncanville,  
Vereeniging



Web Ref DPR14672



## R1,100,000

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**Monthly Bond Repayment** R11,167.52

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R32,749.00 **Bond Costs** R25,220.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R2,000

### Ideal Starter Home or Student Accommodation!

Discover the perfect investment opportunity for beginners or those seeking to invest into student accommodation! This property boasts an unbeatable location within walking distance to the Technicon, shops, petrol garages, and schools, ensuring convenience for tenants or residents. 3 Bedrooms, comfortable and roomy, perfect for students sharing or a small family. 2 Bathrooms, ensuring convenience and privacy for all occupants. The kitchen is well-equipped and ready for meal prep. Dedicated laundry area, separate space for all your laundry needs. The dining area and lounge provides ample space for relaxation and dining, with an inviting ambiance.

The patio is ideal for outdoor entertaining or a quiet morning coffee. One secure garage and a carport that accommodates up to 4 vehicles, providing plenty of parking space. This...

### Features

<b>Pets Allowed</b>		Yes			
<b>Interior</b>				<b>Sizes</b>	
Bedrooms	3	<b>Exterior</b>		Land Size	782m²
Bathrooms	2.5	Garages	1		
Kitchens	1	Carports / Parkings	4		
Recep. Rooms	2	Security	Yes		
Furnished	No	Dom. Accom.	1		
		Pool	No		
		Views	False		